

THE CITY OF SAN DIEGO, CALIFORNIA  
MINUTES FOR REGULAR COUNCIL MEETING

OF  
TUESDAY, JULY 23, 1985  
AT 9:00 A.M.

IN THE COUNCIL CHAMBERS - 12TH FLOOR

CHRONOLOGY OF THE MEETING:

The meeting was called to order by Mayor Hedgecock at 10:50 a.m. Mayor Hedgecock announced the selection of Sylvester Murray as the new city manager for the city of San Diego. The meeting was recessed by Mayor Hedgecock at 11:59 a.m. to reconvene at 2:00 p.m. The meeting was reconvened by Mayor Hedgecock at 2:20 p.m. with Council Members Struiksma and Gotch not present. Mayor Hedgecock and the Council welcomed the Telephone Pioneers of America and representatives from American Telephone and Telegraph (AT&T), sponsors of the Olympic Torch Relay. The meeting was recessed by Mayor Hedgecock at 2:36 p.m. to convene as the Redevelopment Agency and the Special Joint Council Meeting with the Redevelopment Agency. The meeting was reconvened by Mayor Hedgecock at 3:14 p.m. with Council Members Cleator, Struiksma and Gotch not present. Mayor Hedgecock adjourned the meeting at 3:18 p.m.

ATTENDANCE DURING THE MEETING:

- (M) Mayor Hedgecock-present
  - (1) Council Member Mitchell-present
  - (2) Council Member Cleator-present
  - (3) Council Member McColl-present
  - (4) Council Member Jones-present
  - (5) Council Member Struiksma-present
  - (6) Council Member Gotch-present
  - (7) Vacant
  - (8) Council Member Martinez-present
- Clerk-Abdelnour (mp a.m.; jb p.m.)

FILE: MINUTES

ITEM-300: ROLL CALL

Clerk Abdelnour called the roll:

- (M) Mayor Hedgecock-present
- (1) Council Member Mitchell-present
- (2) Council Member Cleator-not present
- (3) Council Member McColl-present
- (4) Council Member Jones-present
- (5) Council Member Struiksma-present

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- (6) Council Member Gotch-present
- (7) Vacant
- (8) Council Member Martinez-present

**ITEM-310: (R-86-44) ADOPTED AS RESOLUTION R-263726**

Authorizing Suggestion Awards and making a presentation to the following employees:

Richard E. Smith - Water Utilities Department - \$2,090.

Paul Geis - Police Department - \$500.

**FILE: MEET**

**COUNCIL ACTION:** (Tape location: A014-051.)

**MOTION BY STRUIKSMA TO ADOPT.** Second by Gotch. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

**ITEM-311:**

Two actions relative to authorizing Suggestion Awards to the following employees:

**Subitem-A: (R-86-45) ADOPTED AS RESOLUTION R-263727**

George Garcia - Water Utilities Department - \$200.

Charles Faciane and Boyd Page - Water Utilities Department - \$80.

Melvin Young - Fire Department - \$80.

**Subitem-B: (R-86-46) ADOPTED AS RESOLUTION R-263728**

Ronald Williams - Fire Department - \$65.

John Kellogg - General Services Department - \$45.

Michael Ansel - General Services Department - \$25.

**FILE: MEET**

**COUNCIL ACTION:** (Tape location: A052-058.)

**MOTION BY MARTINEZ TO ADOPT.** Second by Gotch. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-330: (O-86-16) INTRODUCED AND ADOPTED AS ORDINANCE O-16475  
(New Series)

Matter of the Annual Appropriation Ordinance (Budget)  
proposed to be adopted for the Fiscal Year 1985-86.  
Introduction, dispensing with the reading and adoption of  
the Ordinance.

NOTE: See Item 200.

FILE: MEET

COUNCIL ACTION: (Tape location: A087-140.)

Hearing began at 10:57 a.m. and halted at 11:02 a.m.

Testimony by Mark Nelson.

MOTION BY MARTINEZ TO CLOSE THE HEARING AND INTRODUCE AND ADOPT  
THE ORDINANCE. Second by Jones. Passed by the following vote:

Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea,  
Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-331: CONTINUED TO JULY 30, 1985, AT 10:00 A.M.

Matter of:

A proposal to approve an ordinance limiting for a period of  
one year the issuance of building permits within the  
Greater Golden Hill Precise Plan area. No building permits  
shall be issued for buildings unless the building permits  
are found to be consistent with the Greater Golden Hill  
Precise Plan.

The ordinance will provide an adequate period of time to  
complete an update of the Greater Golden Hill Precise Plan.  
The update will begin in September, 1985. In some areas,  
the existing zoning and precise plan appear to be  
inconsistent. The update of the Greater Golden Hill  
Precise Plan will be addressing the issue of consistency  
between the precise plan and existing zoning.

(District-8.)

(O-86-10)

Introduction and adoption of an Emergency Ordinance  
limiting for a period of one year the issuance of building  
permits within the Greater Golden Hill Precise Plan area.

FILE: LAND Greater Golden Hill Precise Plan

COUNCIL ACTION: (Tape location: A182-B333.)

Hearing began at 11:05 a.m. and recessed at 11:59 a.m.

Testimony in favor by Jim Wermers, Kennon Baldwin, Kathryn Willetts, Dave Strickland, and Art Hatchett.

Council Member Gotch left at 11:11 a.m.

Mayor Hedgecock left at 11:35 a.m. and returned at 11:56 a.m.

Testimony in opposition by James Boekel, Earl Kops, D.

Farnsworth, Marlene Kerman, Portia Wadsworth, Kim Kilkenny, Joe Gamble, Gary Emblem, Ron Unander, Richard Wagner, Barry Collins, Gerry Fox, and Jeffrey Bender.

**MOTION BY MARTINEZ TO AMEND SECTION 4 OF THE ORDINANCE TO REMAIN IN EFFECT FOR 45 DAYS, AND TO INTRODUCE AND ADOPT THE ORDINANCE.**

Second by Jones.

Hearing resumed at 2:28 p.m. and recessed at 2:36 p.m.

Hearing resumed at 3:14 p.m. and halted at 3:15 p.m. with motion left on the floor.

Hearing closed by Mayor Hedgecock.

**MOTION BY MARTINEZ TO CONTINUE FOR ONE WEEK FOR A FULL COUNCIL, AT HIS REQUEST.** Passed by the following vote: Mitchell-yea, Cleator-not present, McColl-yea, Jones-yea, Struiksma-not present, Gotch-not present, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

NOTE: Previous motion still on the floor.

**ITEM-332: (R-85-2442) ADOPTED AS RESOLUTION R-263729**

Considering the protests, approving the modified map, confirming the assessments, and ordering the proposed maintenance, in the matter of the Campus Point Landscape Maintenance District.

(University City Community Area. District-1.)

**CITY MANAGER REPORT:** This action establishes the annual assessment for the Campus Point Landscape Maintenance District. The district provides for the maintenance of 25 acres of open space. The Fiscal Year 1986 proposed maintenance costs for the district are as follows:

Contractual Maintenance	\$8,545
Water and Electric Service	\$12,816
Incidentals	\$6,941
Total Expenses	\$28,302

Reserve	\$2,830
Total	\$31,132
Less Carry-over and Interest	\$12,924
Less City Contribution	625
Assessed to District	\$17,583

The amount assessed to the district for Fiscal Year 1984 and Fiscal Year 1985 was \$0 due to a substantial carry-over in each of those years. The proposed amount to be assessed to the district in Fiscal Year 1986 is approximately 34 percent less than was assessed in Fiscal Year 1983 and will amount to an assessment rate of approximately \$300 per parcel acre. The nine parcels in the district range in size from 3.1 acres to 14.6 acres.

FILE: STRT M-106

COUNCIL ACTION: (Tape location: A141-181.)

Hearing began at 11:02 a.m. and halted at 11:05 a.m.

MOTION BY GOTCH TO CLOSE THE HEARING AND TO ADOPT THE RESOLUTION. Second by Struiksma. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-333: (R-85-2445) ADOPTED AS RESOLUTION R-263730

Considering the protests, approving the modified map, confirming the assessments, and ordering the proposed maintenance, in the matter of the Mission Boulevard Landscape Maintenance District.

(Mission Beach Community Area. District-6.)

CITY MANAGER REPORT: This action establishes the annual assessment for the Mission Boulevard Landscape Maintenance District. The district provides for the maintenance of 198 trees. The Fiscal Year 1986 proposed maintenance costs for the district are as follows:

Contractual Maintenance	\$26,528
Incidentals	\$13,058
Total Expenses	\$39,586
Reserve	\$3,959
Total	\$43,545
Less Carry-over and Interest	\$ 770

Assessed to District       \$42,775

An increase in contractual maintenance cost results in a per-unit assessment of \$9.50 for Fiscal Year 1986 compared to \$9.00 for Fiscal Year 1985.

FILE:    STRT M-105

COUNCIL ACTION:   (Tape location: A141-181.)

Hearing began at 11:02 a.m. and halted at 11:05 a.m.

MOTION BY GOTCH TO CLOSE THE HEARING AND TO ADOPT THE RESOLUTION. Second by Struiksma. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

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ITEM-334: (R-85-2364 Rev. 1)   ADOPTED AS AMENDED AS RESOLUTION  
  R-263731

Considering the protests, approving the modified map, confirming the assessments, and ordering the proposed maintenance, in the matter of the Mira Mesa Landscape Maintenance District.

(Mira Mesa Community Area. District-5.)

CITY MANAGER REPORT:   This action establishes the annual assessment for the Mira Mesa Landscape Maintenance District. The district provides for the maintenance of landscaped and paved medians within the community. The FY 1986 proposed maintenance costs for the district are as follows:

Contractual Maintenance	\$32,901
Water and Electric Service	3,761
Incidentals	16,749
Total Expenses	\$53,411
Reserve	5,341
Total	\$58,752
Less Carry-over and Interest	19,970
Less City Contribution	912
Assessed to District	\$38,870

An increase in litter pick-up services and the inclusion of 2 miles of additional street-scape maintenance will result in a per unit assessment of \$2.00 for FY 1986 compared to \$1.00 for FY 1985.

FILE: STRT M-100

COUNCIL ACTION: (Tape location: A141-181.)

Hearing began at 11:02 a.m. and halted at 11:05 a.m.

MOTION BY GOTCH TO ADOPT AS AMENDED INCREASING THE CITY'S CONTRIBUTION FROM \$912 TO \$5,953. Second by Struiksma. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-335: (R-85-2546) ADOPTED AS RESOLUTION R-263732

Considering the protests, approving the modified map, confirming the assessments, and ordering the proposed maintenance, in the matter of the Penasquitos East Landscape Maintenance District.

(Penasquitos East Community Area. District-1.)

CITY MANAGER REPORT: This action establishes the annual assessment for the Penasquitos East Landscape Maintenance District. The district provides for the maintenance of landscaped medians. The Fiscal Year 1986 proposed maintenance costs for the district are as follows:

Contractual Maintenance	\$13,601
Water and Electric Service	\$ 5,113
Incidentals	\$13,308
Reserve	\$ 3,202
Total Expenses	\$35,224
Less Carry-over and Interest	\$ 5,237
Less City Contribution	\$ 3,426
Less City Contribution (Genstar)	\$17,780
Assessed to District	\$ 8,781

For the current Fiscal Year, assessments for landscape maintenance were limited to properties in Zone "A". During the year, additional landscaping has been provided on Carmel Mountain Road and on Rancho Penasquitos Boulevard outside the current boundary of Zone "A". This landscaping was installed by Genstar Development, Inc., which has agreed to pay the maintenance cost for the next Fiscal Year. Within Zone "A", reduced contractual maintenance costs and a substantial carry-over result in a per unit assessment of approximately

\$3.20 for Fiscal Year 1986 compared to \$5.60 in Fiscal Year 1985.

FILE: STRT M-107

COUNCIL ACTION: (Tape location: A141-181.)

Hearing began at 11:02 a.m. and halted at 11:05 a.m.

MOTION BY GOTCH TO CLOSE THE HEARING AND ADOPT THE RESOLUTION.

Second by Struiksma. Passed by the following vote:

Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea,  
Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-336:

Two actions relative to the San Diego Street Lighting  
Maintenance District No. 1:

Subitem-A: (R-85-2367) ADOPTED AS RESOLUTION R-263733

Considering the protests, approving the modified map,  
confirming the assessments, and ordering the proposed  
maintenance, in the matter of the San Diego Street Lighting  
Maintenance District No. 1.

Subitem-B: (R-85-2368) ADOPTED AS RESOLUTION R-263734

Authorizing the execution of an agreement with the San  
Diego Gas and Electric Company for furnishing electrical  
energy for the San Diego Street Lighting Maintenance  
District No. 1.

CITY MANAGER REPORT: This action establishes the annual  
assessment for the San Diego Lighting Maintenance District No.

1. The district provides street light energy and maintenance  
for areas with lighting levels above the normal for City-wide  
"safety" lighting. The Fiscal Year 1986 proposed district costs  
are as follows:

Electric Energy	\$343,080
Maintenance	250,000
Street Light Standard Painting	150,000
Incidentals	33,285
Capital Recovery (third year)	53,430
Reserves	82,980
Total Expenses	\$912,775



Less Carry-over and Interest	89,068
Less City Contribution	241,091
Assessed to District	\$582,616

The Capital Recovery of the cost of converting ornamental street lights to more energy efficient lighting is proceeding as adopted in Fiscal Year 1984. The amount assessed to the district is 31 percent less than the amount for Fiscal Year 1985. Portions of the district for which the conversion cost recovery period was two years will have reduced individual assessments as a result of the reduced level of energy consumption by the converted system.

FILE: STRT M-104 CONFY86-1

COUNCIL ACTION: (Tape location: A141-181.)

Hearing began at 11:02 a.m. and halted at 11:05 a.m.

MOTION BY GOTCH TO CLOSE THE HEARING AND TO ADOPT THE RESOLUTIONS. Second by Struiksma. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-337: CONTINUED TO SEPTEMBER 10, 1985

A proposal to amend Chapter X (Planning and Zoning Regulations), Article 1, Division 5, Section 101.0506 of the San Diego Municipal Code to reference the Locational Criteria Design and Development Standards and Guidelines for Senior Citizen Housing Projects and to approve by resolution the Locational Criteria Design and Development Standards and Guidelines for Senior Citizen Housing Projects.

Subitem-A: (R-85-2473)

Adoption of a Resolution approving Locational Criteria, Design and Development Standards and Guidelines for Senior Citizen Housing Projects.

Subitem-B: (O-85-225)

Introduction of an Ordinance amending the San Diego Municipal Code.

FILE:

Subitem-A - MEET;

Subitem-B --

COUNCIL ACTION: (Tape location: A067-076.)

MOTION BY MARTINEZ TO CONTINUE TO SEPTEMBER 10, 1985, AT HIS REQUEST FOR TIME FOR THE HOUSING COMMISSION TO REVIEW THE PROPOSAL. Second by Jones. Passed by the following vote:

Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksmayea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-338:

Proposed amendments to the Southeast Interim Design Review Ordinance (No. O-16389 N.S.)

The proposed amendments include the Development Standards for the Maximum Diagonal Plan Dimension, Residential Development in Commercial and Industrial Zones and other building and site development criteria that may include parking, landscaping and other improvement features.

The present Southeast Interim Design Review Ordinance applies to properties within the Southeast Community Plan area and the Skyline/Paradise Hills Community Plan excluding the South Bay Terraces Community Plan area as established by the City Council approved Planning Group Bylaws for these areas, on file with the Planning Department. These areas lie generally east of I-5, south of State Highway 94, south and west of the City of Lemon Grove, west of the unincorporated County area of Spring Valley, north of the South Bay Freeway and east and north of the City of National City.

(Southeast San Diego and Skyline/Paradise Hills Community Areas. District-4.)

(O-86-11) INTRODUCED, TO BE ADOPTED AUGUST 5, 1985

Introduction of an Ordinance amending the Interim Ordinance.

FILE: - -

COUNCIL ACTION: (Tape location: A141-181.)

Hearing began at 11:02 a.m. and halted at 11:05 a.m.

MOTION BY GOTCH TO CLOSE THE HEARING AND INTRODUCE THE ORDINANCE. Second by Struiksma. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-339: (R-86-57) ADOPTED AS RESOLUTION R-263735

Authorizing the execution of a quitclaim deed, quitclaiming to the Redevelopment Agency all the City's right and interest in real property located within the Gateway Center East development of the Mount Hope Redevelopment Project comprising approximately 50 acres; declaring that the second and third paragraphs of Resolution R-257526, which are correctly stated and not directly related to the transfer, shall remain in force and in effect as they were originally adopted on November 23, 1982 by the Council. (See memorandum from SEDC Executive Vice-President dated 7/3/85. Southeast San Diego Community Area. District-4.)

FILE: DEED F-2921 DEEDFY86-1

COUNCIL ACTION: (Tape location: A141-181.)

MOTION BY GOTCH TO ADOPT. Second by Struiksma. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-S500: (R-85-2350) CONTINUED INDEFINITELY

(Continued from the meetings of July 9, 1985 and July 16, 1985; last continued at Council Member Mitchell's request.)  
A Threshold Determination for proposals to amend the City's Progress Guide and General Plan - Phase shift maps, by shifting from "Future Urbanizing" to "Planned Urbanizing" the following property:  
The approximately 43-acre area known as Westminister Associates Incorporated located west of the Penasquitos East Community, on the west side of Carmel Mountain Road and north of Sundance Avenue.  
(District-1.)

Adoption of a Resolution denying the Westminster Associates, Inc. Threshold request for the General Plan Amendment - Phase Shift.

FILE: LAND Progress Guide & General Plan Threshold Determination

COUNCIL ACTION: (Tape location: A059-066.)

MOTION BY MARTINEZ TO CONTINUE INDEFINITELY AT JOHN THELAN'S REQUEST FOR TIME TO OBTAIN ADDITIONAL BACKGROUND INFORMATION REGARDING THE MANNER IN WHICH THE GENERAL PLAN AND COMMUNITY PLAN BOUNDARY LINES WERE ESTABLISHED. Second by Gotch. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-S501: (R-86-94) ADOPTED AS RESOLUTION R-263736

Authorizing the execution of an agreement with Genstar Development, Inc. for funding the maintenance of certain median landscaping within the boundaries of the Penasquitos East Landscape Maintenance District through June 30, 1986. (Penasquitos East Community Area. District-1.)

CITY MANAGER REPORT: During the past year, Genstar Development, Inc. has been constructing landscape improvements in a number of existing medians in the Penasquitos East community. These improvements will be completed soon, and Genstar will provide maintenance services for a period of 90 calendar days as a condition of the Engineering Permits they were issued. In addition to the 90-day maintenance period, Genstar has agreed to fund the cost of maintaining the landscaped medians for the balance of Fiscal Year 1986. This will be accomplished through a cash contribution by Genstar to the Maintenance District via the City, in the amount of \$2,000 for each month, or portion thereof, remaining in the fiscal year, when they have completed the 90-day maintenance period. The cost of maintaining these landscaped medians will be assessed to the Maintenance District in Fiscal Year 1987.

NOTE: See Item 335 on the regular docket of Tuesday, July 23, 1985 for a companion item.

FILE: STRT M-107

COUNCIL ACTION: (Tape location: A141-181.)

MOTION BY GOTCH TO ADOPT. Second by Struiksma. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

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ITEM-UC-1: (R-86-187) ADOPTED AS RESOLUTION R-263741

A Resolution presented to the City Council with UNANIMOUS  
CONSENT:

Congratulating Judy and Allen Brown on the 25th anniversary  
of their marriage.

FILE: MEET

COUNCIL ACTION: (Tape location: C150-184.)

MOTION BY MARTINEZ TO ADOPT. Second by Jones. Passed by the following vote: Mitchell-yea, Cleator-not present, McColl-yea, Jones-yea, Struiksma-not present, Gotch-not present, District 7-vacant-yea, Martinez-yea, Mayor Hedgecock-yea.

ADJOURNMENT:

The meeting was adjourned by Mayor Hedgecock at 3:18 p.m.

FILE: MINUTES

COUNCIL ACTION: (Tape location: C185-186).

MOTION BY JONES TO ADJOURN THE MEETING IN HONOR OF THE MEMORY OF MRS. LILLIAN MITCHELL. Second by Martinez. Passed by the following vote: Mitchell-yea, Cleator-not present, McColl-yea, Jones-yea, Struiksma-not present, Gotch-not present, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.